

FORM 'B'
[See Rule 3(4)]

**DECLARATION SUPPORTED BY AN AFFIDAVIT WHICH SHALL BE SIGNED BY THE
PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER**

Affidavit cum Declaration

Affidavit cum Declaration of Vimal Kumar Director of M/s Shital Infra Developers Pvt. Ltd. Promoter of the proposed project Shital Palmgreens.

I, Vimal Kumar do hereby solemnly declare, undertake and state as under:

1. That the promoter has a legal title to the land on which the development of the project is proposed

2. That the said land is free from all encumbrances.

3. That the time within which the project shall be completed by the promoter is 20/02/2031.

4. That Seventy percent of the amounts realized by promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and the land cost and shall be used only for that purpose.

5. That the amounts from the separate account to cover the cost of project shall be withdrawn in proportion to the percentage of completion of the project.

6. That the amounts from separate account shall be withdrawn after it is certified by an engineer, an architect and a chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.

7. That the promoter shall get the accounts audited within six months after the end of every financial year by a practicing Chartered Accountant, and shall produce a statement of accounts duly certified and signed by such practicing Chartered Accountant, and it shall be verified during the audit that the amounts collected for a particular project have been utilized for the project and the withdrawal has been in compliance with the proportion to the percentage of completion of the project.



**WOMEN VERIFIED
BEFORE ME**
Kartikay Singh
(Notary Public)
(NOTARY PUBLIC)
LUCKNOW (U.P.) INDIA
Date: 27/2/26

Vimal

8. That the promoter shall take all the pending approvals on time, from the competent authorities.
9. That I, the Promoter, have furnished such other documents as have been prescribed by the rules and regulation made under the Act.
10. That I, the Promoter shall not discriminate against any allottee at the time of allotment of any Building, plot or building, as the case may be.

V. mad

Deponent



Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing material has been concealed by me there from.

Verified by me at Lucknow on this day of 27/02, 2026

V. mad

Deponent

WORN VERIFIED
BEFORE ME
Kartikay Kumar Singh
(Advocate)
NOTARY
Lucknow (U.P.) INDIA
27/2/26

I know and identify the deponent who has signed put T.I. before me.